



తెలంగాణ రాజ పత్రము
THE TELANGANA GAZETTE
PART-II EXTRAORDINARY
PUBLISHED BY AUTHORITY

No.136]

HYDERABAD, THURSDAY, OCTOBER 17, 2019.

NOTIFICATIONS BY HEADS OF DEPARTMENTS, Etc.

—x—

HYDERABAD METROPOLITAN DEVELOPMENT AUTHORITY

DRAFT VARIATION TO THE HMDA FOR CHANGE OF LAND USE FROM CONSERVATION USE TO MANUFACTURING USE ZONE OF LAND FOR SETTING UP OF UNIT FOR MANUFACTURING OF BULK DRUGS RITONAVIR CRUDE, ETHAMBUTOL HYDROCHLORIDE Etc, UNDER “RED” CATEGORY IN GUNDLAMACHANUR (V), HATHNOOR (M), SANGAREDDY DISTRICT.

Lr. No. MEG024003911794/Plg/TS-iPASS/HMDA/2019.— The following Draft Variation to the Land Use envisaged in the notified Master Plan MDP-2031 vide G.O.Ms.No.33, MA & UD, dated: 24.01.2013 which is proposed in exercise of the powers conferred by sub-section (1) of section 15 of Hyderabad Metropolitan Development Act, 2008 (Act No.8 of 2008).

DRAFT VARIATION

The site in Sy.No's.369/P, 370?P, 371/P, 372/P,373/P, 374/P and 377/P situated at Gundlamachanur (V) Hathnoor(M), Sangareddy District to an extent of Ac.30-17 guntas or 123124.50 Sq.mtrs. and net area 112605.86 Sq.mtrs. (Ac.27-33 guntas) which is presently earmarked for Conservation use zone in the Notified Master Plan MDP 2031, vide G.O.Ms.No.33, MA & UD, dated 24.01.2013 is now proposed to be designated as Manufacturing use zone for setting up of unit for manufacturing bulk drugs i.e, Ritonavir crude, Ethambutol Hydrochloride etc under “RED” category with the **following conditions:**

- The applicant shall pay the balance conversion charges to HMDA as per rules in force before issue of final orders.
- The applicant shall comply with the conditions laid down in the G.O.Ms.No.168, dt : 07.04.2012 and G.O.Ms.No.33 MA, dt.24-01-2013.
- As the applicant has commenced the construction (ie. for existing buildings) without prior approval from the Competent Authority hence the applicant shall pay 33% Compounding fee at the time of approval of building permission for proposed buildings from HMDA.
- The applicant has to handover the site affected portion under road widening of 90 mtrs. RRR to the Local body at free to cost through Registered Gift deed.
- The applicant has to demolish the existing buildings in road affected portion and in setbacks before release of building plans from the HMDA

- f) The applicant is whole responsible if any discrepancy occurs in the ownership aspects & ULC aspects & if any litigations occurs, the change of land use orders will be withdrawn without any notice.
- g) CLU shall not be used as proof of any title of the land..
- h) The applicant has to fulfill any other conditions as may be imposed by the Competent Authority.
- i) Consideration for CLU doesn't confer any title over the land.
- j) The change of land use dose not bar any public agency including HMDA/Local Authority to acquire for any public purpose as per law.
- k) The applicant shall comply the final orders of the Hon'ble Court / Lokayukta.

Further it is submitted that the Schedule of Boundaries are as below.

SCHEDULE OF BOUNDARIES

<u>SCHEDULE OF BOUNDARIES FOR EAST SIDE OF RRR BIT</u>	<u>SCHEDULE OF BOUNDARIES FOR WEST SIDE OF RRR BIT.</u>
North : Sy.No. 371,372,373 & 378 of Gundlamachanur (V).	North : Sy.No.367 of Gundlamachanur (V).
South : Sy.No. 374/P & 375 of Gundlamachanur (V).	Sounth : Sy.No. 369/P of Gundlamachanur (V)
East : Sy.No. 377/P & 376 of Gundlamachanur (V).	East : Existing 30.0 Mtrs. wide road PROP. 90.00 mtrs. RRR as per Master Plan
West : Existing 30.0 mtrs. wide road PROP. 90.00 mtrs. RRR as per Master Plan.	East : Sy.No.368 of Gundlamachanur (V).

Hyderabad,
04.10.2019.

(Sd/-),
For Metropolitan Commissioner
HMDA.

—x—